033.0	0002	0019.0	1 of 1	Residential
Map	Block	Lot	CARD	ARLINGTON

	Total Card	/	Total Parcel
APPRAISED:	579,200	/	579,200
USE VALUE:	579,200	/	579,200
ASSESSED:	579,200	/	579,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City
43		MICHAEL ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	CROWLEY PRISCILLA
Owner 2:	
Owner 3:	
Street 1:	43 MICHAEL STREET
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	CROWLEY WILLIAM J JR -
Owner 2:	CROWLEY PRISCILLA -
Street 1:	43 MICHAEL STREET
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains 4,740 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1961, having primarily Vinyl Exterior and 1997 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4740.000	219,400		359,800	579,200
Total Card	0.109	219,400		359,800	579,200
Total Parcel	0.109	219,400		359,800	579,200

Source: Market Adj Cost | Total Value per SQ unit /Card: 290.06 | /Parcel: 290.0

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct	22843
GIS Ref	
GIS Ref	
Insp Date	12/13/18

!2723!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 033.0-0002-0019.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	219,400	0	4,740.	359,800	579,200	579,200	Year End Roll	12/18/2019
2019	101	FV	191,700	0	4,740.	326,100	517,800	517,800	Year End Roll	1/3/2019
2018	101	FV	191,700	0	4,740.	309,200	500,900	500,900	Year End Roll	12/20/2017
2017	101	FV	191,700	0	4,740.	269,900	461,600	461,600	Year End Roll	1/3/2017
2016	101	FV	191,700	0	4,740.	230,500	422,200	422,200	Year End	1/4/2016
2015	101	FV	179,400	0	4,740.	213,600	393,000	393,000	Year End Roll	12/11/2014
2014	101	FV	179,400	0	4,740.	177,100	356,500	356,500	Year End Roll	12/16/2013
2013	101	FV	179,400	0	4,740.	168,700	348,100	348,100		12/13/2012

PRINT

Date	Time
12/10/20	18:04:52

LAST REV

Date	Time
05/14/19	13:54:26
apro	

USER DEFINED

Prior Id # 1:	22843
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 2723

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CROWLEY WILLIAM	35921-130		7/19/2002	Family	99	No	No		
CROWLEY ROSE	30052-475		4/15/1999	Family		No	No		N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
12/13/2018	MEAS&NOTICE	CC	Chris C
1/17/2009	Meas/Inspect	372	PATRIOT
4/8/2000	Inspected	264	PATRIOT
2/17/2000	Measured	264	PATRIOT
8/19/1931		AJS	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4740		Sq. Ft.	Site		0	64.	1.19	3									359,809						359,800	

Total AC/HA:	0.10882	Total SF/SM:	4740	Parcel LUC:	101	One Family	Prime NB Desc:	ARLINGTON	Total:	359,809	Spl Credit		Total:	359,800

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	5 - Cape		
Sty Ht:	1T - 1 & 3/4 Sty		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	WHITE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1961	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	1 - Drywall		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	14 - Asphalt Tile		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Average
A HBth:		Rating:	
OthrFix:	1	Rating:	Fair

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	31.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	31	%

CALC SUMMARY

Basic $ / SQ:	105.00
Size Adj.:	1.35000002
Const Adj.:	0.99989998
Adj $ / SQ:	141.736
Other Features:	76800
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	317991
Depreciation:	98577
Depreciated Total:	219414

COMMENTS

OF=BMT SINK.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1								# Units:	1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:	6	BRs:	3	Baths:	1				HB	1	

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	6	3	M
Totals			
1	6	3	

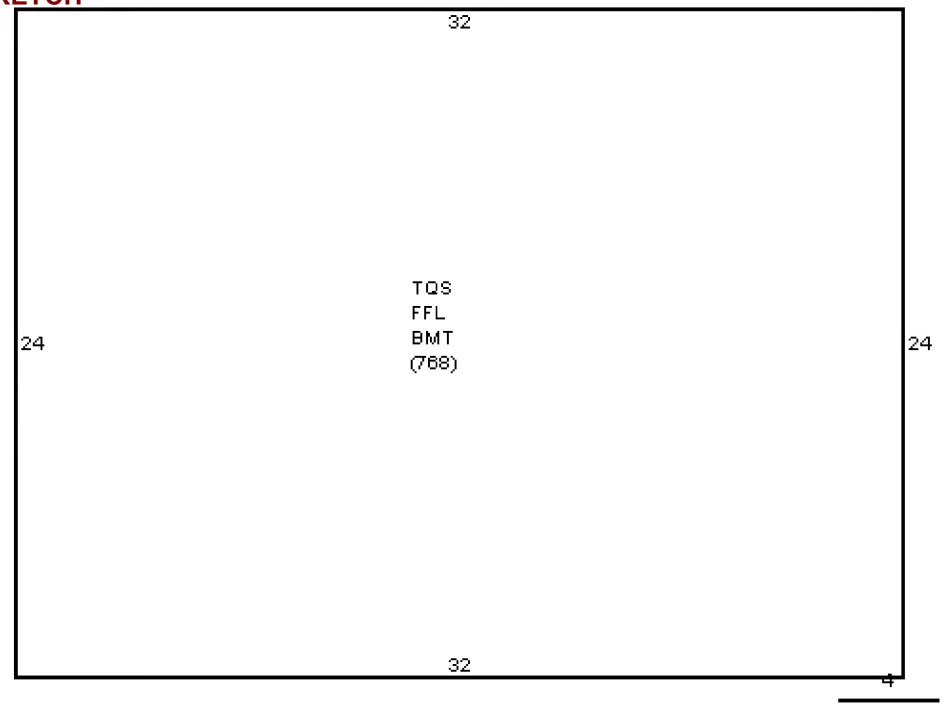
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val

Juris. Factor:		Before Depr:	141.74
Special Features:	0	Val/Su Net:	103.88
Final Total:	219400	Val/Su SzAd	163.24

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	768	66.010	50,698
FFL	First Floor	768	141.740	108,853
TQS	3/4 Story	576	141.740	81,640

Net Sketched Area:	2,112		Total:	241,191	
Size Ad	1344	Gross Are	2304	FinArea	1997

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	85	A	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 033.0-0002-0019.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:	Total: